140.0	0005	0005.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	846,900 / 846,900
					USE VALUE:	846,900 / 846,900
					ASSESSED:	846,900 / 846,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
10		TEMPLE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	BARR LAWRENCE A
Owner 2:	BARR CATE RICKARD
Owner 3:	
Street 1:	10 TEMPLE STREET
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 5,400 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1914, having primarily Aluminum Exterior and 1987 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5400.000	320,000	3,100	523,800	846,900
Total Card	0.124	320,000	3,100	523,800	846,900
Total Parcel	0.124	320,000	3,100	523,800	846,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 426.23 | /Parcel: 426.2

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

PREVIOUS ASSESSMENT

Parcel ID: 140.0-0005-0005.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	320,000	3100	5,400.	523,800	846,900	846,900	Year End Roll	12/18/2019
2019	101	FV	250,600	3100	5,400.	552,900	806,600	806,600	Year End Roll	1/3/2019
2018	101	FV	250,600	3100	5,400.	407,400	661,100	661,100	Year End Roll	12/20/2017
2017	101	FV	250,600	3100	5,400.	389,900	643,600	643,600	Year End Roll	1/3/2017
2016	101	FV	250,600	3100	5,400.	360,800	614,500	614,500	Year End	1/4/2016
2015	101	FV	236,200	3100	5,400.	302,600	541,900	541,900	Year End Roll	12/11/2014
2014	101	FV	236,200	3100	5,400.	295,700	535,000	535,000	Year End Roll	12/16/2013
2013	101	FV	236,200	3100	5,400.	281,700	521,000	521,000		12/13/2012

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 10849

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
YEO HARRIET C	28355-223		3/25/1998		225,000	No	No		Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/5/2010	2093	Porch	5,300					FRONT
6/11/2010	623	Re-Roof	7,000					
8/19/1999	545	Wood Dec	3,200					8X10 WDK
8/10/1999	519	Redo Kit	5,000					REMODEL KITCHEN

ACTIVITY INFORMATION

Date	Result	By	Name
3/21/2009	Meas/Inspect	336	PATRIOT
2/9/2009	Measured	294	PATRIOT
1/14/2000	Inspected	263	PATRIOT
12/27/1999	Missed Appt.	276	PATRIOT
12/1/1999	Mailer Sent		
11/22/1999	Measured	243	PATRIOT
1/1/1982		KM	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5400		Sq. Ft.	Site		0	90.	1.08	10									523,801						523,800	

Total AC/HA: 0.12397 | Total SF/SM: 5400 | Parcel LUC: 101 One Family | Prime NB Desc: ARLINGTON | Total: 523,801 | Spl Credit | Total: 523,800

PRINT

Date	Time
12/11/20	01:05:53

LAST REV

Date	Time
09/21/11	15:40:26

mmcmakin

User Acct

90261

GIS Ref

GIS Ref

Insp Date

03/21/09

!10849!

Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	90261
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	15 - Old Style		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	3 - Aluminum		
Sec Wall:			%
Roof Struct:	3 - Gambrel		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREY		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1914	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G12	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	0		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:	1	Rating:	Average

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AG - Avg-Good	26.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	26.4	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.17844808
Const Adj.:	1.01989794
Adj $ / SQ:	156.247
Other Features:	73000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	434826
Depreciation:	114794
Depreciated Total:	320032

COMMENTS

SCUTTLE. OF=BMT SINK.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	7	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	1999
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	7	3	M
Totals			
1	7	3	

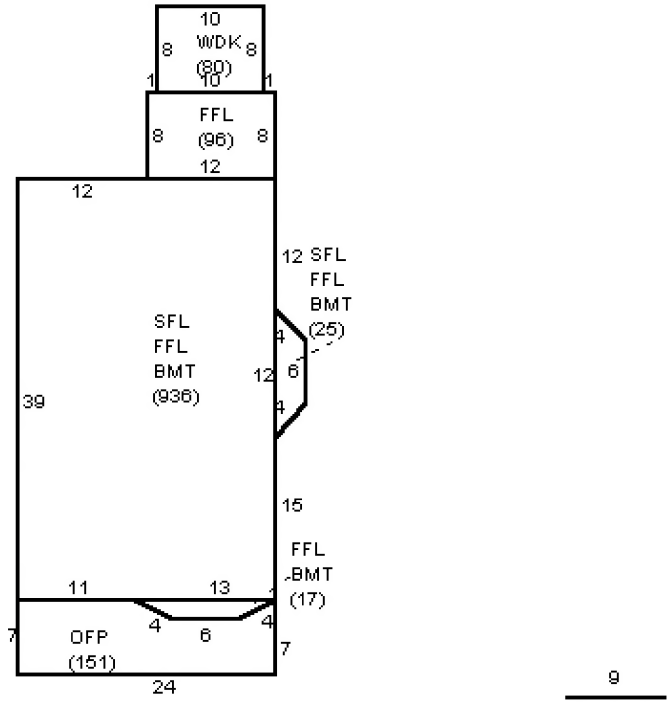
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val

Juris. Factor:	1.00	Before Depr:	156.25
Special Features:	0	Val/Su Net:	100.13
Final Total:	320000	Val/Su SzAd	161.05

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,074	156.250	167,809
BMT	Basement	978	46.870	45,843
SFL	Second Floor	913	156.250	142,645
OFP	Open Porch	151	27.970	4,224
WDK	Deck	80	16.320	1,305

Net Sketched Area:	3,196			Total:	361,826
Size Ad	1986.9500	Gross Are	3244	FinArea	1987

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
SFL	95				

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 140.0-0005-0005.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	10X18	A	AV	1914	28.89	T	40	101			3,100			3,100

More:	N	Total Yard Items:	3,100	Total Special Featues:		Total:	3,100